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APN(s): 138-02-814-032

**CITY OF LAS VEGAS NOTICE OF
ZONING ACTION**

TO: ALL INTERESTED PARTIES

Assessor's Parcel No(s): 138-02-814-032

Inst #: 200910150003080
Fees: \$16.00
N/C Fee: \$0.00
10/15/2009 03:04:40 PM
Receipt #: 95001
Requestor:
LAS VEGAS CITY
Recorded By: OSA Pgs: 3
DEBBIE CONWAY
CLARK COUNTY RECORDER

Legal Description: THE BASIS OF BEARINGS FOR THIS REAL PROPERTY DESCRIPTION IS THE SOUTHWESTERLY LINE OF SAID RANCHO TOWN AND COUNTRY SHOPPING CENTER, A COMMERCIAL SUBDIVISION, SHOWN AS NORTH 36° 25' 31" WEST, AS PER MAP RECORDED IN BOOK 78, PAGE 05 OF PLATS, IN THE OFFICE OF THE COUNTY RECORDER OF CLARK COUNTY, NEVADA.

BEING A TRACT 26, CITY OF LAS VEGAS, COUNTY OF CLARK, STATE OF NEVADA, AS PER THAT CERTAIN MAP RECORDED IN FILE 166, PAGE 54, IN THE OFFICE OF THE COUNTY RECORDER OF CLARK COUNTY, NEVADA, SITUATE IN A PORTION OF THE SOUTHEAST QUARTER (SE¼) OF SECTION 02, TOWNSHIP 20 SOUTH, RANGE 60 EAST, M.D.M., CITY OF LAS VEGAS, COUNTY OF CLARK, STATE OF NEVADA, M.D.M., MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF SAID RANCHO TOWN AND COUNTRY SHOPPING CENTER, THENCE ALONG THE SOUTHWESTERLY LINE THEREOF, NORTH 36° 25' 31" WEST, 378.19 FEET TO THE SOUTHWESTERLY CORNER OF TRACT 25 PER FILE 166, PAGE 54;

THENCE DEPARTING SAID WEST LINE, ALONG THE SOUTHERLY LINE OF SAID TRACT 25, NORTH 53° 34' 29" EAST, 294.64 FEET TO A POINT ON THE SOUTHWESTERLY LINE OF TRACT 4, PER FILE 95, PAGE 28 OF SURVEYS;

THENCE ALONG SAID SOUTHWESTERLY LINE, SOUTH 36° 25' 31" EAST, 421.48 FEET TO A POINT ON A CURVE TO WHICH A RADIAL LINE BEARS NORTH 39° 01' 47" WEST, SAID POINT ALSO BEING ON THE NORTHERLY RIGHT-OF-WAY LINE OF ALEXANDER ROAD;

THENCE SOUTHWESTERLY ALONG SAID RIGHT-OF-WAY LINE, ALONG THE ARC OF A CURVE TO THE RIGHT, CONCAVE NORTHWESTELRY, HAVING A RADIUS OF 783.00 FEET, THROUGH A CENTRAL ANGLE OF 04° 27' 20" AN ARC DISTANCE OF 60.89 FEET TO A POINT ON A CURVE TO WHICH A RADIAL LINE BEARS, NORTH 34° 34' 27" WEST;

THENCE DEPARTING SAID RIGHT-OF-WAY, ALONG THE EAST LINE OF TRACT 7, PER FILE 104, PAGE 55 OF SURVEYS, THE FOLLOWING 5 COURSES; NORTHEASTERLY, ALONG THE ARC OF A CURVE TO THE LEFT, CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 9.00 FEET, THROUGH A CENTRAL ANGLE OF 90° 01' 50" AN ARC DISTANCE OF 14.14 FEET;

THENCE NORTH 55° 27' 38" EAST, 6.00 FEET;

THENCE NORTH 34° 32' 22" WEST, 108.78 FEET;

THENCE NORTH 37° 29' 39" WEST, 10.86 FEET;

THENCE NORTH 17° 43' 20" WEST, 6.14 FEET TO THE SOUTHEASTERLY CORNER OF TRACT 8, PER SAID FILE 104, PAGE 55;

THENCE ALONG TRACT 8, THE FOLLOWING EIGHT COURSES;

THENCE NORTH 24° 10' 08" WEST, 38.81 FEET;

THENCE NORTH 36° 25' 31" WEST, 105.06 FEET TO A POINT OF CURVATURE;

THENCE NORTHWESTERLY, ALONG THE ARC OF A CURVE TO THE LEFT, CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 5.00 FEET, THROUGH A CENTRAL ANGLE OF 90° 00' 00" AN ARC DISTANCE OF 7.85 FEET;

THENCE SOUTH 53° 34' 29" WEST, 89.14 FEET;

THENCE SOUTH 36° 25' 31" EAST, 12.50 FEET;

THENCE SOUTH 53° 34' 29" WEST, 114.29 FEET TO A POINT OF CURVATURE;

THENCE SOUTHWESTERLY, ALONG THE ARC OF A CURVE TO THE LEFT, CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 5.00 FEET, THROUGH A CENTRAL ANGLE OF 90° 00' 00" AN ARC DISTANCE OF 7.85 FEET;

THENCE SOUTH 36° 25' 31" EAST, ALONG THE WESTERLY LINE OF SAID TRACT 8, 130.49 FEET TO THE NORTHWESTERLY CORNER OF SAID TRACT 7;

THENCE CONTINUING ALONG THE SOUTHWESTERLY LINE OF SAID TRACT 7, THE FOLLOWING THREE COURSES; SOUTH 36° 25' 31" EAST, 92.61 FEET;

THENCE NORTH 53° 34' 29" EAST, ALONG A RADIAL LINE, 6.00 FEET TO A POINT ON A CURVE;

THENCE SOUTHEASTERLY, ALONG THE ARC OF A CURVE TO THE LEFT, CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 19.00 FEET, THOROUGH A CENTRAL ANGLE OF 75° 59' 53" AN ARC DISTANCE OF 25.20 FEET TO A POINT ON A CURVE TO WHICH A RADIAL LINE BEARS NORTH 22° 25' 24" WEST, SAID POINT ALSO BEING ON THE NORTHERLY RIGHT-OF-WAY LINE OF SAID ALEXANDER ROAD;

THENCE ALONG SAID RIGHT-OF-WAY LINE, ALONG THE ARC OF A CURVE TO THE RIGHT, CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 783.00 FEET, THROUGH A CENTRAL ANGLE OF 05° 19' 08" AN ARC DISTANCE OF 72.69 FEET TO THE POINT OF BEGINNING.

SAID PARCE CONTAINS 65,809 SQUARE FEET (1.51 ACRES) MORE OR LESS.

PLEASE BE ADVISED that the Las Vegas City Council, at a duly-noticed hearing held on **August 5, 2009** approved the following **Case Number(s): SUP-34572** together with various conditions, limitations, and restrictions which may affect your occupancy and/or use, and any other successor property owner(s) occupancy and/or use of the above-referenced real property in the city of Las Vegas. **YOU ARE HEREBY ADVISED AND DIRECTED** to contact the city of Las Vegas' Department of Planning & Development and/or the Las Vegas City Clerk's Office to request a copy of any and all such conditions, limitations, or restrictions.

August 13, 2009



Fred Solis, AICP, Senior Planner
City of Las Vegas
731 South Fourth Street
Las Vegas, NV 89101 – (702) 229-6301

WHEN RECORDED, RETURN TO:
CITY OF LAS VEGAS, CITY CLERK
400 STEWART AVENUE, 1ST FLOOR
LAS VEGAS, NV 89101